

MUNICIPAL PLANNING BOARD

MEETING INFORMATION

Location

In-Person: City Hall. 400 S Orange Ave... **Council Chambers**

Virtually via Zoom:

orlando-gov/zoom.us/j/95054325064

Or by phone: 312.626.6799

929.205.6099 253.215.8782 301.715.8592 346.248.7799

669.900.6833

Webinar ID: 950 5432 5064.

Time

8:30 a.m.

Members Present

Blake Drury, Chairperson [10/0] Ryan Seacrist, Vice Chairperson[9/1] Rick Baldocchi [7/3] Alfredo Barrott, Jr [8/2] Phillip Brown [10/0] Trevor Hall [10/0] Julie Kendig-Schrader [9/1] Carrie Read [9/1]

OCPS Representative (Christopher Mills) - Non-Voting

Members Absent

Yasmin Moreno [8/2]

MINUTES 🔥



JULY 16, 2024

OPENING SESSION

- Chairperson Drury called the meeting to order at 8:30 a.m., after determination of a Quorum.
- The meeting was opened with the Pledge of Allegiance.
- Consideration of Minutes for Meeting of June 18, 2024.

Board Member Brown MOVED to waive the reading of the Municipal Planning Board Meeting Minutes of June 18, 2024, and to approve as written. Vice Chairperson Seacrist SECONDED the motion, which was VOTED upon and PASSED by unanimous voice vote.

ANNOUNCEMENTS

None.

PUBLIC COMMENTS

None.

CONFLICT DECLARATIONS

- Item #2 2100 & 2140 West Washington Street- Kendig-Schrader
- Item #4 Beachline Industrial Warehouses-Sunbridge Parcel 1A- Drury

The above-mentioned Board members filed the appropriate Conflict Form 8B (Memorandum of Voting Conflict for County, Municipal, and Other Local Public Officers) with the MPB Recording Secretary (attached); and abstained from voting on the above-mentioned items.

AGENDA REVIEW

Elisabeth Dang, Executive Secretary, reviewed the Consent Agenda.

CONSENT AGENDA

1. RECOMMENDED APPROVAL - WEST COMPTON AVENUE PARTIAL ABANDONMENT

Applicant: John Heffernan

Owner: City of Orlando

Location: W. Compton Ave., north of W. Illiana St., east of Joseph St., south of W. Michigan St.,

west of Taylor Ave. (±0.3 acres)

District: 4

Project Planner: Jim Burnett (407.246.3609, james.burnett@orlando.gov)

ABN2024-10001* Abandonment of the easterly 240-ft. of W. Compton Ave.

Recommended Action: Approval of the request, subject to the conditions in the staff

report.

2. RECOMMENDED APPROVAL – 2100 & 2140 WEST WASHINGTON STREET

Applicant: Minesh Patel

Owner: 5 N. Orange Blossom Trail, LLC

Location: 2140 W. Washington St., and 2100 W. Washington St., north of W. Central Blvd., east of

N. Texas Ave., south of W. Washington St., west of Coburn Ave. (±2.9 acres)

District: 5

Project Planner: Colandra Jones (407.246.3415, colandra.jones@orlando.gov)

A) GMP2024-10004* Change the Future Land Use designation from Public/Recreational/Institutional to

Industrial and;

B) ZON2024-10005** Rezoning from Public (P) to Industrial (I-G).

Recommended Action: Approval of the requests, subject to the conditions in the staff

report.

3. RECOMMENDED APPROVAL - SOUTHEASTERN OAKS POLICY AMENDMENT

Applicant: Brooks Stickler – Kimley Horn

Owner: Diocese of Orlando

Location: 11048 Clapp Simms Duda Rd. and 14901 Narcoossee Rd., north of Forrest Breeze Way,

east of N. Narcoossee Rd., south of Clapp Simms Duda Rd., west of Ajay Lake (±62.6

acres)

District: 1

Project Planner: Jonathan Torres (407.246.2120, jonathan.torres@orlando.gov)

A) GMP2024-10005* Amendment to Growth Management Plan – Subarea Policy S.40.2 to replace language

allowing age-restricted dwelling units with multifamily dwelling units and;

B) ZON2024-10006** Amendment to Southeastern Oaks Planned Development (PD) to allow 500 multifamily

dwelling units in the Village Center designation.

Recommended Action: Approval of the requests, subject to the conditions in the staff

report.

4. RECOMMENDED APPROVAL – BEACHLINE INDUSTRIAL WAREHOUSES-SUNBRIDGE PARCEL 1A

Applicant: Catherine Felter – Kimley Horn

Owner: Suburban Land Reserve, Inc.

Location: Innovation Way and Monument Pkwy., north of SR 528, east of SR 434, southwest of

OUC (±60.0 acres)

District: 1

Project Planner: Michele Gibbs (407.246.3355, michele.gibbs@orlando.gov)

MPL2024-10033** Master Plan for two warehouse buildings totaling 747,000 sq. ft.

Recommended Action: Approval of the request, subject to the conditions in the staff

report.

<u>Board Member Brown moved APPROVAL of the CONSENT AGENDA, subject to the conditions in the staff</u> reports. Board Member Hall SECONDED the MOTION, which was VOTED upon and PASSED by unanimous voice vote.

REGULAR AGENDA

None.

OTHER BUSINESS

- Update on Appeals Paul Lewis
 - Kelly Tower Hotel Conditional Use Permit to allow a 7-story hotel within a 38-story Live Local project (CUP2024-10009). An appeal was filed by Lawanna Gelzer, The appeal was dismissed as the petition was not filed timely.
 - Parramore Tribute Towers Hotel Conditional Use Permit to allow a 7-story hotel within a 29-story Live Local project (CUP2024-10010). An appeal was filed by Lawanna Gelzer, The appeal was dismissed as the petition was not filed timely.
- Reminder Nominations for Chair and Vice-Chair for next month's voting Please contact Mrs. Dang (elisabeth.dang@orlando.gov) or Ms. Brown (betsy.brown@orlando.gov) with your nominations.
- > Future meeting start time discussion Elisabeth Dang
 - MPB Meetings to be held at 9:00 a.m. beginning in either August or September, 2024.

ADJOURNMENT

Having no other matters to bring before the Board, Chairperson Drury adjourned the meeting at 8:42 a.m.

STAFF PRESENT ON NEXT PAGE

STAFF PRESENT (IN PERSON AND VIA ZOOM)

Elisabeth Dang, AICP, City Planning Tim McClendon, AICP, City Planning Mark Cechman, AICP, City Planning Paul Lewis, FAICP, City Planning Karl Wielecki, AICP, City Planning Michaëlle Petion, AICP, City Planning Doug Metzger, AICP, City Planning Jennifer Fritz-Hunter, City Planning Jim Burnett, AICP, City Planning Colandra Jones, AICP, City Planning Nikki Palacios, City Planning Jacob Ballard, City Planning Deidre Oge, City Planning Yolanda Ortiz, City Planning Shannan Stegman, City Planning

Elisabeth Dang, AICP, Executive Secretary

Michele Gibbs, City Planning
Sean Elordi, City Planning
Jonathan Torres, City Planning
Betsy Brown, City Planning
Miric Massaquoi, City Planning
Laura Carroll, Real Estate
Melissa Clarke, City Attorney's Office
Casey Billings, Clerk's Office
Ariana Hernandez, Clerk's Office
Keith Grayson, Permitting Services
Jacques Coulon, AICP, Transportation Planning
Megan Barrow, AICP, Transportation Planning
Nancy Ottini, Economic Development
Sergeant at Arms, Orlando Police Department

Betsy Brown, MPB Recording Secretary

FORM 8B MEMORANDUM OF VOTING CONFLICT FOR COUNTY, MUNICIPAL, AND OTHER LOCAL PUBLIC OFFICERS

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DRURY ANTHONY	BLAKE	NAME OF BOARD, COUNCIL, COMMISSION, AUTHORITY, OR COMMITTEE MUNICIPAL PLANNING BOARD
MAILING ADDRESS 3062 LEAHY ALLEY	The second section of the second section of the second section	THE BOARD, COUNCIL, COMMISSION, AUTHORITY OR COMMITTEE ON WHICH I SERVE IS A UNIT OF:
CITY	INTY	ACITY CI COUNTY CI OTHER LOCAL AGENCY
QRUANDO	ORANGE	NAME OF POLITICAL SUBDIVISION:
DATE ON WHICH VOTE OCCURRED/1. /		ORVANDO
1/16/24		MY POSITION IS: □ ELECTIVE ★ APPOINTIVE

WHO MUST FILE FORM 8B

This form is for use by any person serving at the county, city, or other local level of government on an appointed or elected board, council, commission, authority, or committee. It applies to members of advisory and non-advisory bodies who are presented with a voting conflict of interest under Section 112.3143, Florida Statutes.

Your responsibilities under the law when faced with voting on a measure in which you have a conflict of interest will vary greatly depending on whether you hold an elective or appointive position. For this reason, please pay close attention to the instructions on this form before completing and filing the form.

INSTRUCTIONS FOR COMPLIANCE WITH SECTION 112.3143, FLORIDA STATUTES

A person holding elective or appointive county, municipal, or other local public office MUST ABSTAIN from voting on a measure which would inure to his or her special private gain or loss. Each elected or appointed local officer also MUST ABSTAIN from knowingly voting on a measure which would inure to the special gain or loss of a principal (other than a government agency) by whom he or she is retained (including the parent, subsidiary, or sibling organization of a principal by which he or she is retained); to the special private gain or loss of a relative; or to the special private gain or loss of a business associate. Commissioners of community redevelopment agencies (CRAs) under Sec. 163.356 or 163.357, F.S., and officers of independent special tax districts elected on a one-acre, one-vote basis are not prohibited from voting in that capacity.

For purposes of this law, a "relative" includes only the officer's father, mother, son, daughter, husband, wife, brother, sister, father-in-law, mother-in-law, son-in-law, and daughter-in-law. A "business associate" means any person or entity engaged in or carrying on a business enterprise with the officer as a partner, joint venturer, coowner of property, or corporate shareholder (where the shares of the corporation are not listed on any national or regional stock exchange).

ELECTED OFFICERS:

In addition to abstaining from voting in the situations described above, you must disclose the conflict:

PRIOR TO THE VOTE BEING TAKEN by publicly stating to the assembly the nature of your interest in the measure on which you are abstaining from voting; and

WITHIN 45 DAYS AFTER THE VOTE OCCURS by completing and filing this form with the person responsible for recording the minutes of the meeting, who should incorporate the form in the minutes.

APPOINTED OFFICERS:

Although you must abstain from voting in the situations described above, you are not prohibited by Section 112.3143 from otherwise participating in these matters. However, you must disclose the nature of the conflict before making any attempt to influence the decision, whether orally or in writing and whether made by you or at your direction.

IF YOU INTEND TO MAKE ANY ATTEMPT TO INFLUENCE THE DECISION PRIOR TO THE MEETING AT WHICH THE VOTE WILL BE TAKEN:

You must complete and file this form (before making any attempt to influence the decision) with the person responsible for recording the
minutes of the meeting, who will incorporate the form in the minutes. (Continued on page 2)

APPOINTED OFFICERS (continued)

- A copy of the form must be provided immediately to the other members of the agency.
- · The form must be read publicly at the next meeting after the form is filed.

IF YOU MAKE NO ATTEMPT TO INFLUENCE THE DECISION EXCEPT BY DISCUSSION AT THE MEETING:

- You must disclose orally the nature of your conflict in the measure before participating.
- You must complete the form and file it within 15 days after the vote occurs with the person responsible for recording the minutes of the meeting, who must incorporate the form in the minutes. A copy of the form must be provided immediately to the other members of the agency, and the form must be read publicly at the next meeting after the form is filed.

	OSURE OF LOCAL OFFICER'S I	NTEREST
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(a) A measure came or will come before my	agency which (check one or more)	
inured to my special private gain or l	loss;	
inured to the special gain or loss of	my business associate,	
inured to the special gain or loss of inured to the special gain or loss of	Suburban Land Reserve	; ; by
whom I am retained; or		, which
inured to the special gain or loss of	rganization or subsidiary of a principal which h	as retained me.
(4) Beachline Thans Wastu Plan a owner is a client	e nature of my conflicting interest in the measure frial Wave horses - Subside proval I my firm, GAI Cor	isulfants, luc
If disclosure of specific information would who is also an attorney, may comply with as to provide the public with notice of the	the disclosure requirements of the same	law or rules governing attorneys, a public officer, disclosing the nature of the interest in such a way
7/16/24 Date Filed	Signature	Hulu My

NOTICE: UNDER PROVISIONS OF FLORIDA STATUTES §112.317, A FAILURE TO MAKE ANY REQUIRED DISCLOSURE CONSTITUTES GROUNDS FOR AND MAY BE PUNISHED BY ONE OR MORE OF THE FOLLOWING: IMPEACHMENT, REMOVAL OR SUSPENSION FROM OFFICE OR EMPLOYMENT, DEMOTION, REDUCTION IN SALARY, REPRIMAND, OR A CIVIL PENALTY NOT TO EXCEED \$10,000.

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MALING ADDRESS CITY COUNTY CITY COUNTY	THE BOARD, COUNCIL, COMMISSION, AUTHORITY OR COMMITTEE ON WHICH LERRYE IS A UNIT OF: LOCITY LI COUNTY LI OTHER LOCAL AGENCY
DATE ON WHICH VOTE OF CURRIED	MAME OF POLITICAL SUBDIVISION: 0 / 0 - 0 0
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For purposes of this law, a "relative" includes only the officer's father, mother, son, daughter, husband, wife, brother, sister, father-in-law, mother-in-law, son-in-law, and daughter-in-law. A "business associate" means any person or entity engaged in or carrying on a business enterprise with the officer as a partner, joint venturer, coowner of property, or corporate shareholder (where the shares of the corporation are not listed on any national or regional stock exchange).

ELECTED OFFICERS:

In addition to abstaining from voting in the situations described above, you must disclose the conflict:

PRIOR TO THE VOTE BEING TAKEN by publicly stating to the assembly the nature of your interest in the measure on which you are abstaining from voting; and

WITHIN 15 DAYS AFTER THE VOTE OCCURS by completing and filing this form with the person responsible for recording the minutes of the meeting, who should incorporate the form in the minutes.

APPOINTED OFFICERS:

Although you must abstain from voting in the situations described above, you are not prohibited by Section 112.3143 from otherwise participating in these matters. However, you must disclose the nature of the conflict before making any attempt to influence the decision, whether orally or in writing and whether made by you or at your direction.

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DISCLOSURE OF LOCAL OFFICER'S INTEREST
Julie Kindly Schall Kereby disclose that on July 16, 20
(a) A measure came or will come before my agency which (check one or more)
inured to my special private gain or loss;
inured to the special gain or loss of my business associate,
inured to the special gain or loss of my relative,
whom Lam retained; or
inured to the special gain or loss of
is the parent subsidiary, or sibling organization or subsidiary of a principal which has retained me. (b) The measure before my agency and the nature of my conflicting interest in the measure is as follows:
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If disclosure of specific information would violate confidentiality or privilege pursuant to law or rules governing attorneys, a public officer, who is also an attorney, may comply with the disclosure requirements of this section by disclosing the nature of the interest in such a way
as to provide the public with notice of the conflict.
(1/1)
17/10/2
Date Filed Signature
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